

025.A

0002

0023.2

Map

Block

Lot

1 of 1
CARDResidential
ARLINGTONAPPRAISED:
USE VALUE:
ASSESSED:Total Card / Total Parcel
687,800 / 687,800
687,800 / 687,800
687,800 / 687,800

PROPERTY LOCATION

No	Alt No	Direction/Street/City
23		CLEVELAND ST, ARLINGTON

OWNERSHIP

Unit #: 2

Owner 1: FRANK JEREMIAH D

Owner 2: CARLSON LICIA ANGELA

Owner 3:

Street 1: 23 CLEVELAND ST UNIT 2

Street 2:

Twn/City: ARLINGTON

St/Prov: MA Cntry Own Occ: Y

Postal: 02474 Type:

PREVIOUS OWNER

Owner 1: HAYES BRENT PATRICK -

Owner 2: -

Street 1: 23 CLEVELAND ST UNIT 2

Twn/City: ARLINGTON

St/Prov: MA Cntry

Postal: 02474

NARRATIVE DESCRIPTION

This parcel contains . Sq. Ft. of land mainly classified as Condo with a Condo Conv Building built about 1912, having primarily Vinyl Exterior and 2232 Square Feet, with 1 Unit, 2 Baths, 0 3/4 Bath, 0 HalfBath, 7 Rooms, and 3 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R2	TWO FAMIL	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
102	Condo		0	Sq. Ft.	Site			0	0.	0.00	7724									G7	1.						

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description	User Acct
102	0.000	687,800			687,800		271431
							GIS Ref
							GIS Ref
							Insp Date
							05/17/18


Patriot Properties Inc.
 USER DEFINED

Prior Id # 1:	16422
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	102	FV	687,800	0	.	.	687,800		Year end	12/23/2021
2021	102	FV	667,400	0	.	.	667,400		Year End Roll	12/10/2020
2020	102	FV	657,300	0	.	.	657,300	657,300	Year End Roll	12/18/2019
2019	102	FV	579,700	0	.	.	579,700	579,700	Year End Roll	1/3/2019
2018	102	FV	512,100	0	.	.	512,100	512,100	Year End Roll	12/20/2017
2017	102	FV	466,400	0	.	.	466,400	466,400	Year End Roll	1/3/2017
2016	102	FV	466,400	0	.	.	466,400	466,400	Year End	1/4/2016
2015	102	FV	430,600	0	.	.	430,600	430,600	Year End Roll	12/11/2014

SALES INFORMATION

Grantor		Legal Ref	Type	Date	Sale Code		Sale Price	V	Tst	Verif	Notes
HAYES BRENT PA		47903-560		7/31/2006			450,000	No	No		
HAYES BRENT PA		46393-556		11/1/2005	Family			No	No		

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
4/5/2019	465	Insulate	12,200	C				

ACTIVITY INFORMATION

Date	Result	By	Name
5/17/2018	Measured	DGM	D Mann
3/8/2006	External Ins	BR	B Rossignol

Sign: VERIFICATION OF VISIT NOT DATA _____

EXTERIOR INFORMATION				BATH FEATURES				COMMENTS				SKETCH					
Type: 99 - Condo Conv				Full Bath: 2	Rating: Good												
Sty Ht: 1T - 1 & 3/4 Sty				A Bath:	Rating:												
(Liv) Units: 1	Total: 1			3/4 Bath:	Rating:												
Foundation: 2 - Conc. Block				A 3QBth:	Rating:												
Frame: 1 - Wood				1/2 Bath:	Rating:												
Prime Wall: 4 - Vinyl				A HBth:	Rating:												
Sec Wall:	%			OthrFix:	Rating:												
Roof Struct: 3 - Gambrel				OTHER FEATURES				RESIDENTIAL GRID									
Roof Cover: 1 - Asphalt Shgl				Kits: 1	Rating: Good			1st Res Grid	Desc: Line 1	# Units 1							
Color: WHITE				A Kits:	Rating:			Level	FY LR DR D K FR RR BR FB HB L O								
View / Desir:				Frl:	Rating:			Other									
GENERAL INFORMATION				WSFlue:	Rating:			Upper									
Grade: C - Average				CONDO INFORMATION				Lvl 2									
Year Blt: 1912	Eff Yr Blt:			Location:				Lvl 1									
Alt LUC:	Alt %:			Total Units:				Lower									
Jurisdct: G7	Fact: .			Floor: M - Multi-Level				Totals	RMs: 7	BRs: 3	Baths: 2	HB					
Const Mod:				% Own: 60.00000000													
Lump Sum Adj:				Name:													
INTERIOR INFORMATION				DEPRECIATION				REMODELING				RES BREAKDOWN					
Avg Ht/FL: STD				Phys Cond: GD - Good	18. %	Exterior:	No Unit	RMS	BRS	FL							
Prim Int Wal 2 - Plaster				Functional:	%	Interior:	1	7	3	M							
Sec Int Wall:	%			Economic:	%	Additions:											
Partition: T - Typical				Special:	%	Kitchen:											
Prim Floors: 3 - Hardwood				Override:	%	Baths:											
Sec Floors:	%			Total:	18.6 %	Plumbing:											
Bsmnt Flr: 12 - Concrete						Electric:											
Subfloor:						Heating:											
Bsmnt Gar:						General:											
Electric: 3 - Typical																	
Insulation: 2 - Typical																	
Int vs Ext: S																	
Heat Fuel: 1 - Oil																	
Heat Type: 5 - Steam																	
# Heat Sys: 1																	
% Heated: 100	% AC:																
Solar HW: NO	Central Vac: NO																
% Com Wal	% Sprinkled																
MOBILE HOME				Make:		Model:		Serial #:		Year:		Color:					
SPEC FEATURES/YARD ITEMS																	
Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod JFact	Juris. Value
PARCEL ID 025.A-0002-0023.2																	
More: N	Total Yard Items:					Total Special Features:								Total:			
IMAGE AssessPro Patriot Properties, Inc.																	